

**MINUTES OF THE JONESTOWN PLANNING AND ZONING COMMISSION  
REGULAR MEETING HELD FEBRUARY 18, 2009, 7:30 P.M. AT THE CITY  
COUNCIL CHAMBERS 18649 FM 1431, SUITE 3-A, JONESTOWN, TEXAS**

**1. CALL TO ORDER**

**CHAIRMAN YOST**

Chairman Yost called the meeting to order at 7:30 p.m.

**2. ROLL CALL**

**SECRETARY**

The following members were present: Larry Oaks, Robert Donnelly, Alan Yost, David Nelsen and Gary Mermelstein. Tricia Anglea was absent. A quorum was present.

**3. APPROVAL OF MINUTES**

Special Called Meeting, October 22, 2008

Regular Meeting, November 19, 2008

Commissioner Nelsen made a motion to approve the minutes of the October 22, 2008 meeting. Commissioner Mermelstein seconded the motion, which carried unanimously.

Commissioner Oaks made a motion to approve the minutes of the November 19, 2008 meeting with his name spelling corrected in Section 3. Commissioner Donnelly seconded the motion, which carried unanimously.

**B. CITIZENS COMMUNICATIONS**

There were no citizen communications.

**C. GENERAL BUSINESS AND ACTION ITEMS.**

1. a. Public Hearing to consider a request by Bill Gerte, for a conditional use permit pursuant to Chapter 94, §94.032(d) of the Jonestown Code Of Ordinances to allow his business, Dependable Docks, to assemble boat docks at the Easy Street Marina located at 17900 Easy Street, Jonestown, Texas.

The applicant was present to address the Commission, but there were no citizens present to comment on the request. Commissioner Oaks made a motion to close the public hearing. Commissioner Mermelstein seconded the motion, which carried unanimously. Chairman Yost closed the public hearing.

- b. Discussion and possible action on recommendation to City Council on the above request.

Mr. Gerte discussed the operation in detail with the Commission. There will be no welding, and air tools will be used to assemble the docks. Commissioner Mermelstein made a motion to recommend to City Council approval of a conditional use permit for

Dependable Docks to construct modular docks at the Easy Street Marina facility. Chairman Yost seconded the motion, which carried unanimously.

2. a. Public Hearing of a request for a site development plan by Lance and Mandee Poling for their property located at 11103 Oak Street.

Lance Poling and Juan Vallera were present to address the Commission on the request. The Commissioners reviewed the site plan and discussed it in detail with the applicants and Marilee Pfannstiel, Code Enforcement Officer. There were no members of the public present to comment on the project. The applicant promised that all outstanding issues on the site plan will be addressed before the City Council meeting.

Commissioner Oaks made a motion to close the public hearing. Commissioner Donnelly seconded the motion, which carried unanimously. Chairman Yost closed the public hearing.

- b. Discussion and possible action on recommendation to City Council on the above request.

After more discussion, Commissioner Oaks made a motion to recommend to City Council approval of a site development plan at 11103 Oak Street with the caveat that all items necessary to complete the site plan as identified by the city engineer be met, and it be submitted to the architect for review of the FM 1431 Overlay zoning, and it receives the approval of city staff with their concurrence. Commissioner Nelsen seconded the motion. There was more discussion. The motion carried unanimously.

#### **D. ADJOURNMENT**

Commissioner Nelsen made a motion to adjourn. Commissioner Donnelly seconded the motion, which carried unanimously. Chairman Yost adjourned the meeting at 8:16 p.m.

**PASSED AND APPROVED AT A REGULAR MEETING HELD ON APRIL 15<sup>th</sup>, 2009.**

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Alan Yost, Chairman

ATTEST:

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Linda Hambrick, City Secretary